

भारतीय गैर न्यायिक

एक सौ रुपये

Rs. 100

रु. 100

ONE
HUNDRED RUPEES



सत्यमेव जयते

भारत INDIA
INDIA NON JUDICIAL

Affidavit cum Declaration of Mr. Kajod Mal Chaudhary, Authorized Signatory of the proposed project vide their board resolution dated - 25-09-2023

राजस्थान RAJASTHAN
Bhumija Realsquare LLP Address: - Shop No. 610, Crown Square Gandhi Path, Vaishali Nagar Jaipur Rajasthan, 302021 IN Through its Authorized Signatory Mr. Kajod Mal Chaudhary S/o Ramdhan Chaudhary, Age 33, (Aadhar No. XXXX-XXXX-9857), do hereby solemnly declare, undertake and state as under: BR 804284

1. That our project "BHUMIJA ALANKAR - 1ST" Situated at Khasra No. 564 at Village Siwar, Tehsil- Jaipur Dist. -Jaipur, Rajasthan is our new project.
2. That we have not accepted any advance/booking payment from allottees towards the booking of Plot/ apartment till the date of signing this declaration and even will not take till the time we get our RERA Registration Number.
3. That if any contradiction arises in future the deponent will be responsible for it.

FOR BHUMIJA REALSQUARE L

Deponent Authorized Signat.

Verification

Bhumija Realsquare LLP Address: - Shop No. 610, Crown Square Gandhi Path, Vaishali Nagar Jaipur Rajasthan, 302021 IN Through its Authorized Signatory Mr. Kajod Mal Choudhary S/o Ramdhan Chaudhary, do hereby verify that the content in para No.1 to 3 of my above affidavit cum declaration are true and correct and nothing material has been concealed by me there from.

FOR BHUMIJA REALSQUARE L

Deponent Authorized Signa

Verified by me at Jaipur on this

Date: 16-10-2023

Place: Jaipur

ATTESTED
NOTARY PUBLIC
CHANWAR SINGH

16-10-23

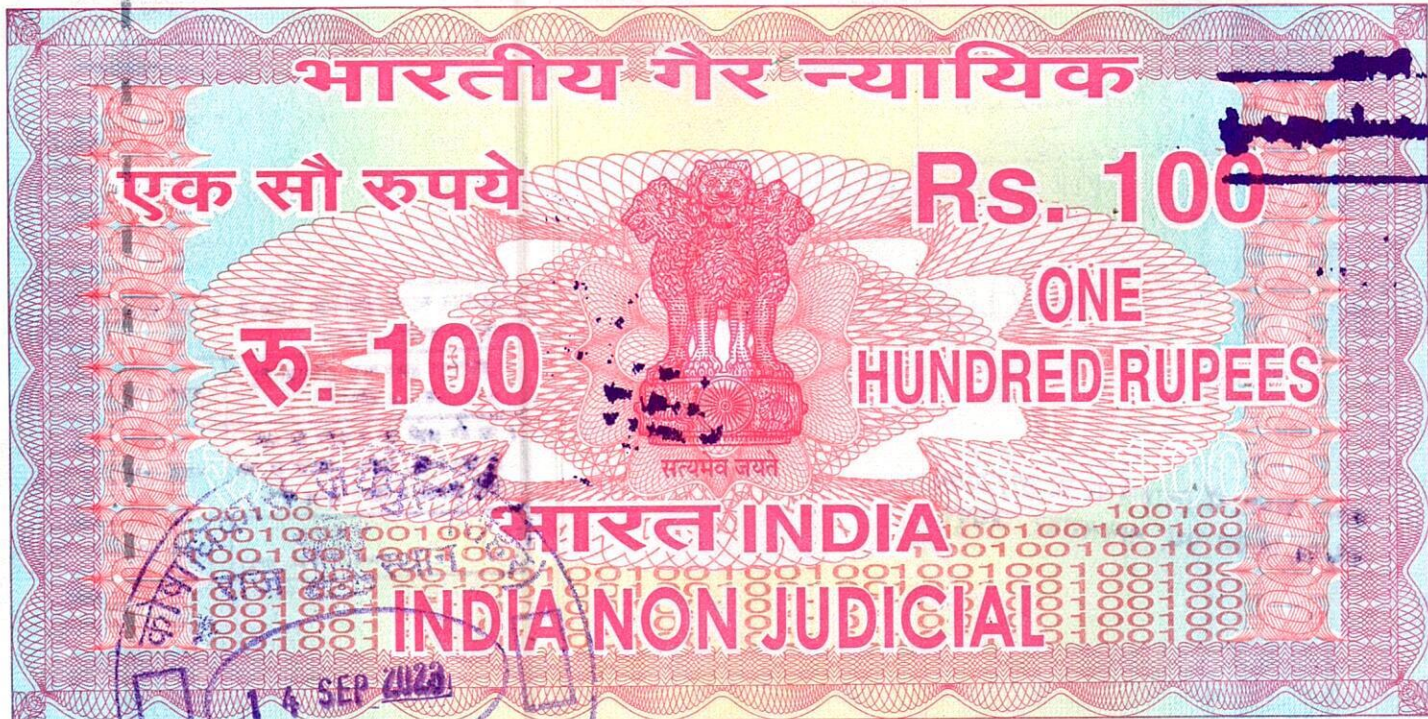
क्रमांक 6931 - 6 OCT 2023

रुपये 100/-
नाम Bhumija Real Square LLP

पिता का नाम
पता Shop No 510
Vaishali Nagar
Jaipur Affidavit

Long
सोना सभतानी (लाइसेन्स नं. 37/2020)
43/94, किरण पथ, मानसरोवर, जयपुर

राजस्थान स्टाम्प अधिनियम, 1998 के अन्तर्गत स्टाम्प राशि पर प्रभावी अधिनियम	
1. आधारभूत अंकलसंख्या सुविधाओं हेतु (धारा 3-क)-10 प्रतिशत	रुपये 10/-
2. कब और जहाँ नए के स्टाम्प की प्रतीति के लिए (धारा 3-ड)/प्रत्येक प्रतीति का कब प्रति अंकलसंख्या के प्रतीति के लिए 5 प्रतिशत	रुपये 20/-
Long कृत योग संलग्नक स्टाम्प सेक्टर	रुपये 30/-



राजस्थान RAJASTHAN

BR 804283

AFFIDAVIT

Bhumija Realsquare LLP Address: - Shop No. 610, Crown Square Gandhi Path, Vaishali Nagar Jaipur Rajasthan, 302021 IN Through its Authorized Signatory Mr. **Kajod Mal Chaudhary** S/o **Ramdhan Chaudhary**, Age 33, (Aadhar No.-XXXX-XXXX-9857), duly authorized by the promoter of the proposed project, on behalf of Company, do hereby solemnly declare, undertake and state as under:

1. That the promoter has opened a separate bank account for the project "BHUMIJA ALANKAR- 1ST" Situated at Khasra No. 564 at Village Siwar, Tehsil- Jaipur Dist. -Jaipur, Rajasthan in compliance with and as part of the provision of Real Estate (Regulation and Development) Act, 2016 and rules made there under, the details of which are mentioned hereunder:

S.No.	Particulars	Details
1.	Name of Bank Account Holder	BHUMIJA REALSQUARE LLP
2.	Name of Bank	ICICI BANK
3.	Bank Account Number	675905602515
4.	IFSC Code	ICIC0006759
5.	Bank Address	Plot No. 91,92, Ramnathpuri Scheme, Jhotwara, Jaipur, Rajasthan 302012



FOR BHUMIJA REALSQUARE LLP

Authorized Signatory

ATTESTED

NOTARY PUBLIC
BHANWAR SINGH

16-10-23

- 6 OCT 2023

क्रमांक 6930 दिनांक

रुपये 100/-

नाम

Bhumiya Real Square LLP

पिता का नाम

पता Shop No 610
Vishali Nagar
Jaipur

Affidavit

Song

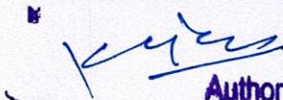
कोना समतानी (लाइसेन्स नं. 37/2020)
20/22 किरम पथ, मालसरोवर, जयपुर

राजस्थान स्टाम्प अधिनियम, 1998 के अन्तर्गत स्टाम्प	
राशि पर इम्पॉजिट अधिभार	
1. आधारभूत आवकसंवेना सुविधाओं हेतु (भारा 3-क)-10 प्रतिशत	रुपये 10/-
2. नाम: बी.एस.एस. प्रत. के संवेना और संवेना के लिए 2-क/प्रतिशत संवेना का भुगतान के लिए 2-क/प्रतिशत संवेना का भुगतान	रुपये 20/-
Song कुल योग इम्पॉजिट स्टाम्प बेन्डर	रुपये 30/-

2. Further, I declare on behalf of the promoter, that any amount withdrawn from the designated aforesaid bank account shall be used only for our aforesaid project "BHUMIJA ALANKAR – 1ST"
3. Further, I declare on behalf of the promoter, that bank account shall not be shared for any other Real Estate Project or for any other purpose.

For Bhumiya Realsquare LLP

FOR BHUMIJA REALSQUARE LLP



Authorized Signatory

Kajod Mal Chaudhary
(Authorized Signatory)

Date: 16-10-2023

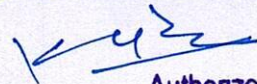
Place: Jaipur

VERIFICATION

I, aforementioned deponent, do hereby verify that the contents in para No. 1 to 3 of above Affidavit cum Declaration are true and correct and nothing material has been concealed by me therefrom.

For Bhumiya Realsquare LLP

FOR BHUMIJA REALSQUARE LLP




Authorized Signatory

Kajod Mal Chaudhary
(Authorized Signatory)

Date: 16-10-2023

Place: Jaipur

ATTESTED

NOTARY PUBLIC
BHANWAR SINGH

16-10-23

Ref. No.

Date : 16/10/23


TO WHOM SO EVER IT MAY CONCERN

This is with relation to our project "BHUMIYA ALANKAR – 1ST" Situated at Khasra No. 564 at Village Siwar, Tehsil- Jaipur Dist. –Jaipur, Rajasthan - will not require NOC of following as per local by laws:-

- | | | | |
|------|-----------------------------|---|----------------|
| i) | Fire NOC | - | Not Applicable |
| ii) | Airport Authority NOC | - | Not Applicable |
| iii) | Environmental Clearance NOC | - | Not Applicable |

For BHUMIYA REALSQUARE LLP

FOR BHUMIYA REALSQUARE LLP


Authorized Signatory
Kajod Mal Chaudhary
Authorized Signatory

Ref. No.

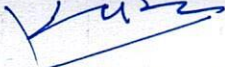
Date : 16/10/23

DECLARATION CUM UNDERTAKING

I, Kajod Mal Chaudhary S/o Shri Ramdhan Chaudhary, Authorized Signatory of promoter/ designated Partner company i.e., M/s "BHUMIJA REALSQUARE LLP", do hereby declare that the Water Permission for our project "**BHUMIJA ALANKAR – 1ST**" is not available. We shall intimate the RERA as and when the desired permission/connection is obtained from the Appropriate Authority.

For BHUMIJA REALSQUARE LLP

FOR BHUMIJA REALSQUARE LLP



Authorized Signatory

Kajod Mal Chaudhary
Authorized Signatory

Ref. No.

Date : 16/10/23

DECLARATION OF NO CRIMINAL RECORD

In reference to our project “**BHUMIJA ALANKAR – 1ST**” Situated at Khasra No. 564 at Village Siwar, Tehsil- Jaipur, Dist. –Jaipur, Rajasthan.

Bhumija Realsquare LLP Address: - Shop No. 610, Crown Square Gandhi Path, Vaishali Nagar Jaipur Rajasthan, 302021 IN Through its Authorized Signatory Mr. Kajod Mal Chaudhary S/o Ramdhan Chaudhary, do hereby solemnly declare that no criminal case is neither pending against me or any of the other Partner of the Company now we have been convicted in any criminal case in the past.

There is no litigation pending against the land and the Project in any court.

Thanking You

For Bhumija Realsquare LLP

FOR BHUMIJA REALSQUARE LLP



Kajod Mal Chaudhary
Authorized Signatory

Ref. No.

Date : 16/10/23

NON- ENCUMBRANCE CERTIFICATE

It is hereby declare that there is no encumbrance on our project “**BHUMIJA ALANKAR – 1ST ”** Situated at Khasra No. 564 at Village Siwar, Tehsil- Jaipur Dist. –Jaipur, Rajasthan and land of project is free from all encumbrances.

Thanking You

For Bhumija Realsquare LLP
FOR BHUMIJA REALSQUARE LLP



Authorized Signatory
Kajod Mal Chaudhary
Authorized Signatory

Ref. No.

Date : 16/10/23

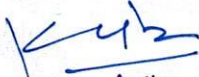
DECLARATION

M/S **Bhumija Realsquare LLP** Through its Authorized signatory Mr. **Kajod Mal Choudhary S/o Ramdhan Choudhary** regarding our project "**BHUMIJA ALANKAR – 1ST**" Situated at Khasra No. 564 at Village Siwar, Tehsil- Jaipur Dist. –Jaipur, Rajasthan declare that we have not appointed Real Estate Agent, Contractor, HVAC consultants, Plumbing consultants and till date. As soon as we will appoint the same we will inform to RERA Authority before completion of project.

Thanking You

For Bhumija Realsquare LLP

FOR BHUMIJA REALSQUARE LLP



Kajod Mal Choudhary
Authorized Signatory

Ref. No.

Date : 25/09/2023

CERTIFIED TRUE COPY OF THE RESOLUTION PASSED AT THE MEETING OF DESIGNATED PARTNERS OF BHUMIJA REALSQUARE LLP HELD ON MONDAY, 25TH DAY OF SEPTEMBER 2023, AT THE REGISTERED OFFICE OF THE LLP SITUATED AT SHOP NO 610, CROWN SQUARE GANDHI PATH, VAISHALI NAGAR, JAIPUR- 302021 (RAJASTHAN) AT 02.00 P.M.

AUTHORIZATION TO MR. KAJOD MAL CHOUDHARY FOR RERA REGISTRATION

"RESOLVED THAT the consent of the board of LLP Partners be and is hereby accorded to authorize Mr. Kajod Mal Choudhary (PAN No. ALUPC3550C), Admin Manager of the LLP for execution of agreements, signing papers, undertakings, affidavits and to move and file any other essential documents as may be considered necessary for obtaining registration of the **Project "BHUMIJA ALANKAR-1ST"** situated at, Village Sinwar, tehsil-Jaipur, District-Jaipur bearing Khasra No.564 under **"The Real Estate (Regulation and Development Act), 2016"** ("RERA department") in the state of Rajasthan for and on behalf of the LLP.

RESOLVED FURTHER THAT Mr. Kajod Mal Choudhary (PAN No. ALUPC3550C), Admin Manager of the LLP be and is hereby authorized to do all such acts, deeds and things which may be considered incidental and necessary for giving effect to the aforesaid resolution.

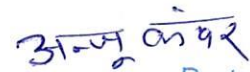
**CERTIFIED TO BE TRUE
FOR BHUMIJA REALSQUARE LLP
For Bhumija Realsquare LLP**


Partner

**GANGA SINGH TANWAR
DESIGNATED PARTNER**

DIN: 06598529

For Bhumija Realsquare LLP


Partner

**ANJU KANWAR
DESIGNATED PARTNER**

DIN: 07481612

FORM-A
[see rule 3(2)]
APPLICATION FOR REGISTRATION OF PROJECT

To
The Real Estate Regulatory Authority
Jaipur, Rajasthan

Sir,

I/We hereby apply for the grant of registration of our project to be set up bearing Khasra No. 564 Village- Siwar, Tehsil – Jaipur Dist.- Jaipur, Rajasthan 302012

1. The requisite particulars are as under:-

A. Promotor Details:

- (i) Status of the applicant : **Limited Liability Partnership**
(ii) In case of LLP:


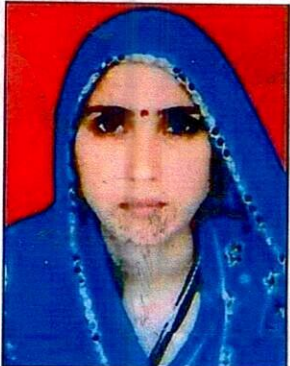
(a) Name: **Bhumija Realsquare LLP**

(b) Address: Shop No. 610, Crown Square Gandhi Path, Vaishali Nagar Jaipur Rajasthan, 302021

(c) Copy of registration certificate as firm / society / trust / company / limited liability partnership / competent authority etc:

(d) Main objects: **Real Estate Business**

(e) Name, photograph and address of chairman/partner/director and authorized person etc.:

Name	Photograph	Address
Ganga Singh Tanwar (Partner)		Fiat No- 702 7 th Floor Indus Tower, Plot No-1 to 4 22 to 25, Gopalpura bye Pass, Udai Nagar-B, Jaipur, Rajasthan 302020.
Anju Kanwar (Partner)		Fiat No- 702 7 th Floor Indus Tower, Plot No-1 to 4 22 to 25, Gopalpura bye Pass, Udai Nagar-B, Jaipur, Rajasthan 302020.

(iii) PAN Number of the LLP/Promoter: **AAVFB2354H**

(iv) Name and address of the bank or banker with which account in terms of sub-clause (D) of clause (I) of sub-section (2) of section 4 of the Real Estate (Regulation and Development) Act, 2016 will be maintained :

Detail of Bank Accounts:-

Bank Name	ICICI BANK
Account Name	BHUMIJA REALSQUARE LLP
Account No.	675905602515
IFSC Code	ICIC0006759
Branch Name	Plot No. 91,92, Ramnathpuri Scheme, Jhotwara, Jaipur, Rajasthan 302012

- (v) Details of project land is mentioned below:

Project Name	BHUMIJA ALANKAR 1st
Khasra No.	564.
Address	Village Siwar, Tehsil jaipur, Dist. –Jaipur, Rajasthan
Total Project Area (Sq. Mtrs.)	10806.23 Sq. Mtrs
Saleable Area (Sq. Mtrs.)	5659.42 Sq. Mtrs.
Open Area (Sq. Mtrs.)	5146.81 Sq. Mtrs.

- (vi) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects, any delay in its completion, details of cases pending related to project land, details of type of land and payments pending etc.

- THE PARK ROYAL BLOCK-B (RERA Reg. No.:RAJ/P/2021/1707): Completed
- BHUMIJA PRIME BLOCK-A (RERA Reg. No.:RAJ/P/2021/1717): Completed
- BHUMIJA PRIME BLOCK-B (RERA Reg. No.:RAJ/P/2022/1904): Running
- BHUMIJA RESIDENCY (RERA Reg. No.:RAJ/P/2022/1936): Completed
- BHUMIJA PRANGAN (RERA Reg. No.:RAJ/P/2022/1962): Running
- BHUMIJA PRANGAN BLOCK-B (RERA Reg. No.: RAJ/P/2022/2030): Running
- ROYAL BHUMIJA (RERA Reg. No.: RAJ/P/2022/2227): Running

- (vii) Agency to take up external development works _____ ~~Local Authority~~ / Self Development: N.A.

- (viii) Registration fee by way of a demand draft/bankers cheque dated 17/10/2023 drawn on _____ bearing number _____ for an amount of Rs. 108070.00/- /- calculated as per sub-rule (3) of rule 3 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 or through online payment as the case may be..... (Via Online Payment Transaction No.RERA-TRANS-2567)

- (ix) Any other information the applicant may like to furnish. N.A.

2. I/we enclose the following documents in triplicate, namely:-

- authenticated copy of the PAN card of the promoter: Enclosed
- audited balance sheet of the promoter for the preceding financial year: Attached
- copy of the legal title deed reflecting the title of the promoter to the land on which the real estate project is proposed to be developed along with legally valid documents for chain of title with authentication of such title: Enclosed
- the details of encumbrances on the land on which development is proposed including any rights, title, interest or name of any party in or over such land along with details: N.A.
- Where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, duly executed, entered into between the promoter and such owner and

copies of title and other documents reflecting the title of such owner on the land proposed to be developed: N.A.

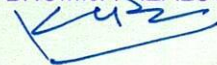
- (vi) an authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority obtained in accordance with the laws as may be applicable for the real estate project mentioned in the application, and where the project is proposed to be developed in phases, an authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority for each of such phases: Not Available
- (vii) the sanctioned plan, layout plan and specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority: Enclosed
- (viii) the plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities (wherever applicable) emergency evacuation services, use of renewable energy: N.A.
- (ix) the location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project: Enclosed
- (x) Performa of the allotment letter, agreement for sale, and the conveyance deed proposed to be executed with the allottees: Enclosed
- (xi) the number, type and the carpet area of apartments for sale in the project along with the area of the exclusive balcony or verandah areas and the exclusive open terrace areas with the apartment, if any: N.A.
- (xii) the number and areas of garage for sale in the project: N.A.
- (xiii) the number of parking areas in each type of parking such as open, basement, stilt, mechanical parking etc. available in the real estate project: N.A.
- (xiv) the names and addresses of his real estate agents, if any, for the proposed project: N.A.
- (xv) the names and addresses of the contractors, architect, structural engineer, if any and other persons concerned with the development of the proposed project: N.A.
- (xvi) a declaration in Form-B. Enclosed

(Note: If any of the above items is not applicable write "N.A." against the appropriate items)

3. I/We enclose the following additional documents and information regarding ongoing projects, as required under rule 4 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 and other provisions of the Act, rules and regulations made thereunder, namely:-
 - (i) N.A.
 - (ii) N.A.
 - (iii) N.A.
4. I/We solemnly affirm and declare that the particulars given in herein are correct to my /our knowledge and belief.

Yours faithfully,

FOR BHUMIJA REALSQUARE LLP



Signature and seal of the applicant(s)

Date: 16/10/23
Place: Jaipur



INDEPENDENT AUDITORS' REPORT

To the Designated Partners of Bhumija Realsquare LLP

Opinion

We have audited the accompanying Financial Statement of Bhumija Realsquare LLP ("the LLP"), which comprise the Balance Sheet as at 31st March 2023, and the Statement of Profit and Loss account for the year then ended on 31st March 2023, and a notes to the Statement of Accounts, including a summary of the significant accounting policies (collectively referred to as "Financial Statement").

In our opinion, the accompanying financial statement give a true and fair view of the financial position of the LLP as at 31st March 2023, and of its financial performance for the year then ended in accordance with the Accounting Standards issued by Institute of Chartered Accountants of India ("ICAI").

Basis for Opinion

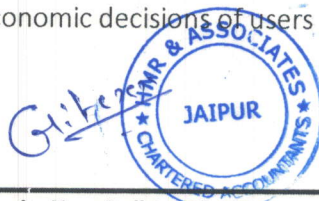
We conducted our audit in accordance with the Standards on Auditing (SAs) issued by ICAI. Our responsibilities under those SAs are further described in the Auditor's Responsibilities for the Audit of the Statement of Accounts section of our report. We are independent of the LLP in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Responsibilities of the Management for the Financial Statement

The LLP's Management (designated partners) is responsible for the preparation of the Statement of Accounts in accordance with the Rule 24 of the Limited Liability Partnership Rules, 2009 ("the Rules"), and for such internal control as management determines is necessary to enable the preparation of the Financial Statement that are free from material misstatement, whether due to fraud or error. In preparing the Financial Statement, LLP's Management is responsible for assessing the LLP's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless LLP's Management either intend to liquidate the LLP or to cease operations, or has no realistic alternative but to do so. Management is also responsible for overseeing the LLP's financial reporting process.

Auditor's Responsibilities for the Audit of the Financial Statement

Our objectives are to obtain reasonable assurance about whether the financial statement as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditors' report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statement.





As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the standalone financial statement, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the LLP's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the LLP's Management.
- Conclude on the appropriateness of the LLP's Management use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the LLP's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the Statement of Accounts or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditors' report. However, future events or conditions may cause the LLP to cease to continue as a going concern.

We communicate with the LLP's Management regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

Place: Jaipur

Date: 05th September, 2023

For H M R & Associates
Chartered Accountants
FRN : 039613N

Hitesh Kumar Khandelwal
Partner
M. No. : 428675
UDIN - 23428675BGZPER8257

BHUMIJA REALSQUARE LLP
REG. ADDRESS - SHOP NO. 610, CROWN SQUARE, GANDHI PATH, VAISHALI NAGAR, JAIPUR, RAJASTHAN- 302021
LLPIN - AAP-6720

Balance Sheet as at 31st March, 2023

(In ₹)

Particulars	Note No.	Figures as at the end 31st March 2023	Figures as at the end 31st March 2022
I. Contribution and Liabilities			
(1) Partners's Fund			
(a) Partners Capital	2	2,78,00,846.24	96,05,805.94
Total Partner's Fund		2,78,00,846.24	96,05,805.94
(2) Non-current liabilities			
(a) Long-term borrowings	3	26,43,438.00	26,43,438.00
(b) Deferred tax liabilities (Net)		-	-
(c) Other Long term liabilities		-	-
(d) Long-term provisions		-	-
Total Non- Current Liabilities		26,43,438.00	26,43,438.00
(3) Current liabilities			
(a) Short-term borrowings	4	-	1,39,16,826.00
(b) Trade payables:-	5	37,90,84,569.00	29,54,54,443.00
(c) Other current liabilities	6	61,61,801.00	1,61,83,141.00
(d) Short-term provisions	7	95,37,238.00	52,40,339.00
Total Current Liabilities		39,47,83,608.00	33,07,94,749.00
TOTAL EQUITY AND LIABILITIES		42,52,27,892.24	34,30,43,992.94
II. Assets			
Non-current assets			
(1)(a) Property Plant & Equipmt and intangible assets			
(i) Property Plant & Equipment	8	36,91,887.00	41,00,992.00
(ii) Intangible assets		-	-
(iii) Capital work-in-progress		-	-
(iv) Intangible assets under development		-	-
(b) Non-current investments		-	-
(c) Deferred tax assets (net)		-	-
(d) Long-term loans and advances		-	-
(e) Other non-current assets		-	-
Total Non-Current Assets		36,91,887.00	41,00,992.00
(2) Current assets			
(a) Current investments	9	30,00,000.00	
(b) Inventories	10	21,05,36,402.92	23,17,11,474.09
(c) Trade receivables	11	3,76,80,610.00	2,22,74,186.60
(d) Cash and cash equivalents	12	92,10,643.32	17,21,725.25
(e) Short-term loans and advances	13	12,35,17,326.00	7,50,55,500.00
(f) Other current assets		3,75,91,023.00	81,80,115.00
Total current assets		42,15,36,005.24	33,89,43,000.94
TOTAL ASSETS		42,52,27,892.24	34,30,43,992.94
Summary of Significant Accounting Policies and Contingent liabilities and commitments	1		
<i>The accompanying notes form an integral part of these financial statements</i>			

As per our Report of even date attached.

For H M R & ASSOCIATES
Chartered Accountants
(FRN - 039613N)

Hitesh Kumar Khandelwal
Partner

M.No. 428675

UDIN : 23428675 2 FEB 8257

Date: 05/09/2023

Place: Jaipur

For Bhumiya Realsquare LLP

For and on behalf of
BHUMIJA REALSQUARE LLP

Ganga Singh Tanwar
Designated Partner
DIN - 06598529

Anju Kanwar
Designated Partner
DIN-07481612

Partner

BHUMIJA REALSQUARE LLP

REG. ADDRESS - SHOP NO. 610, CROWN SQUARE, GANDHI PATH, VAISHALI NAGAR, JAIPUR, RAJASTHAN - 302021
LLPIN - AAP-6720

Statement of Profit and Loss for the Year ending 31st March 2023

(In ₹)

Particulars	Note No.	Figures as at the end 31st March 2023	Figures as at the end 31st March 2022
I. Revenue from Operations	14	81,13,59,326.00	30,07,53,954.00
II. Other Income	15	1,22,923.60	1,013.00
III. Total Income (I + II)		81,14,82,249.60	30,07,54,967.00
IV. Expenses:			
Cost of Project Development Expenses		40,28,07,733.00	16,98,61,063.00
Purchases of Stock-in-Trade	16	25,93,32,326.00	29,64,89,761.00
<u>Changes in inventories of</u>	17		
Stock-in-Trade		2,11,75,071.17	(23,17,11,474.09)
Employee Benefits Expense	18	68,94,354.00	15,91,933.00
Finance Costs	19	2,51,973.29	2,83,272.87
Depreciation and Amortisation Expense	8(a)	6,90,911.00	3,49,161.00
Other Expenses	20	9,34,37,602.84	4,93,68,098.65
Total expenses		78,45,89,971.30	286,23,1815.43
V. Profit before Exceptional and Extraordinary Items and Tax (III - IV)		2,68,92,278.30	1,45,23,151.57
VI. Exceptional Items		-	-
VII. Profit before Extraordinary Items and Tax (V - VI)		2,68,92,278.30	1,45,23,151.57
VIII. Extraordinary Items		0.00	0.00
IX. Profit before Tax (VII- VIII)		2,68,92,278.30	1,45,23,151.57
X. Tax Expense:			
a) Income Tax Provision for Current Year		93,97,238.00	51,00,339.00
b) Deferred Tax Liability		-	-
XI. Profit/(Loss) for the Period from Continuing Operations (VII-VIII)		1,74,95,040.30	94,22,812.57
XII. Profit/(Loss) from Discontinuing Operations		0.00	0.00
XIII. Tax Expense of Discontinuing Operations		0.00	0.00
XIV. Profit/(Loss) from Discontinuing Operations (after tax) (XII-XIII)		0.00	0.00
XV. Profit (Loss) for the period (XI + XIV)		1,74,95,040.30	94,22,812.57

The accompanying notes form an integral part of these financial statements
As per our Report of even date attached.

For H M R & ASSOCIATES
Chartered Accountants
(FRN - 039613N)

Hitesh Kumar Khandelwal
Partner

M.No. 428675

UDIN : 23428675 BG2PEB8257

Date: 05/09/2023

Place: Jaipur

For Bhumija Realsquare LLP

For and on behalf of

BHUMIJA REALSQUARE LLP

Partner

Ganga Singh Tanwar
Designated Partner
DIN - 06598529

For Bhumija Realsquare LLP

Partner

Anju Kanwar
Designated Partner
DIN-07481612

BUMIJA REALSQUARE LLP

[LLPIN: AAP-6720]

Notes to financial statements for the year ended 31st March, 2023

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Note : 1

SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

- Basis of preparation of financial statements

The financial statements of the LLP are prepared In accordance with Indian generally accepted accounting principles in India (Indian GAAP). The LLP has prepared these financial statements to comply in all material respects with the accounting standards issued by The Institute of Chartered Accountants of India. The financial statements have been prepared on an accrual basis and under the historical cost convention. The accounting policies adopted in the preparation of financial statements are consistent with those of previous year, except as change in accounting policies, if mentioned here under.

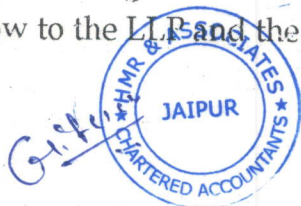
- Use of estimates

In preparation of financial statements confirming to GAAP requirements, certain estimates and assumptions are essentially required to be made, with respect to items such as provision for doubtful debts, future obligations under employee retirement benefit plans, income taxes and useful life period of fixed assets. Due care and diligence have been exercised by the management in arriving at such estimates and assumptions since, they may directly affect, the reported amounts of income and expenses during the period, as well as the balances of assets and liabilities, including those which are contingent in nature, as at the date of reporting of the financial statements.

Accounting estimates could change from period to period. Actual results could differ from those estimates. Appropriate changes in estimates are made as management becomes aware of changes in circumstances surrounding the estimates. Changes in estimates are reflected in the financial statements in the period in which changes are made and, if material, their effects are disclosed in the notes to the financial statements.

- Revenue recognition

Revenue is recognized to the extent that it is probable that the economic benefits will flow to the LLP and the revenue can be reliably measured.



BUMIJA REALSQUARE LLP

[LLPIN: AAP-6720]

Notes to financial statements for the year ended 31st March, 2023

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➤ Interest

Interest income is recognized on a time proportion basis taking into account the amount outstanding and the applicable interest rate. Interest income is included under the head "other income" in the statement of profit and loss.

• Fixed Assets

Tangible and intangible fixed assets are stated at cost of acquisition (net of CENVAT, wherever is applicable) less accumulated depreciation. Cost is inclusive of freight, duties, levies and any directly attributable cost of bringing the assets to their working condition for intended use. Direct costs are capitalized till the assets are ready to be put to use. Interest on borrowings, wherever is applicable, attributable to new projects is capitalized and included in the cost of fixed assets as appropriate. Any trade discounts and rebates are deducted in arriving at the purchase price.

Subsequent expenditure related to an item of fixed asset is added to its book value if it increases the future benefits from the existing asset beyond its previously assessed standard of performance. All other expenses on existing fixed assets, including day-to-day repair and maintenance expenditure and cost of replacing parts, are charged to the statement of profit and loss for the period during which such expenses are incurred.

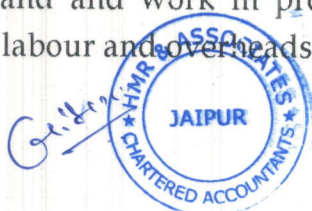
• Depreciation and amortization

Depreciation on Fixed Assets is provided to the extent of depreciable amount on the written down value (WDV) method. Depreciation on assets acquired during the year is recognized on a pro-rata basis to the statement of profit and loss till the date of acquisition/sale.

Amortization in respect of intangible fixed assets has been provided on the basis of guidelines provided in AS-26.

• Inventories

Stock of land and work in progress are valued at cost. Cost includes direct materials, labour and overheads incurred till the close of the year.



BUMIJA REALSQUARE LLP

[LLPIN: AAP-6720]

Notes to financial statements for the year ended 31st March, 2023

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- Expenditure

Expenses are accounted on the accrual basis and provisions are made for all known losses and liabilities.

- Borrowing costs

Borrowing cost include interest, amortization of ancillary costs incurred in connection with the arrangement of borrowings and exchange differences arising from foreign currency borrowings to the extent they are regarded as an adjustment to the interest cost.

Borrowings costs directly attributable to the acquisition, construction or production of an asset that necessarily takes a substantially period of time to get ready for its intended use or sale are capitalized as part of the cost of the respective assets. All other borrowing costs are expensed in the period they occur.

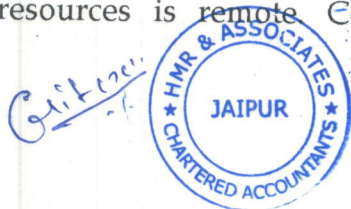
- Events occurring after the date of balance sheet

Material events occurring after the date of balance sheet is not taken into cognizance.

- Provisions, Contingent Liabilities and Contingent Assets

A provision is recognized when the LLP has a present obligation as a result of past events; it is probable that an outflow of resources will be required to settle the obligation, in respect of which a reliable estimate can be made.

Contingent liability is disclosed in case of a present obligation arising from past events when it is not probable that an outflow of resources will be require to settle the obligation, or a present obligation when no reliable estimate is possible, or a possible obligation arising from past events where the probability of outflow of resources is remote. Contingent assets are neither recognized nor disclosed.



BHUMIJA REALSQUARE LLP

REG. ADDRESS - SHOP NO. 610, CROWN SQUARE, GANDHI PATH, VAISHALI NAGAR, JAIPUR, RAJASTHAN - 302021
LLPIN - AAP-6720

Notes to Accounts (Forming part of Balance Sheet)**Note No. 2 : Partners Contribution**
Part (a)

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Capital Account		
Ganga Singh Tanwar	10,000.00	10,000.00
Anju Kanwar	10,000.00	10,000.00
	20,000.00	20,000.00
Partners Current Account		
a) Ganga Singh Tanwar		
Opening Balance of Current Account	47,97,902.97	86,496.68
Add - Profit Sharing	87,47,520.15	47,11,406.28
Add: Remuneration	30,00,000.00	-
Add: Capital Addition	-	-
Less - Withdrawal	24,00,000.00	-
Closing Balanc of Current Account	1,41,45,423.12	47,97,902.96
b) Anju Kanwar		
Opening Balance of Current Account	47,87,902.97	86,496.69
Add - Profit Sharing	87,47,520.15	47,11,406.29
Add: Remuneration	12,00,000.00	-
Add: Capital Addition	-	-
Less - Withdrawal	11,00,000.00	10,000.00
Closing Balance of Current Account	1,36,35,423.12	47,87,902.98
Total	2,78,00,846.24	96,05,805.94

Note No. 3 : Long-Term Borrowings

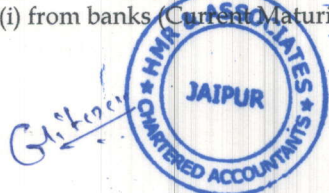
Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Secured Loans		
(A) from banks (Note-3a)	26,43,438.00	26,43,438.00
(B) from other parties	-	-
Total	26,43,438.00	26,43,438.00

Note No. - 3a

Term Loan of Rs. 34,40,489/- from Kotak Mahindra Prime Ltd. carries interest @ 7.75% p.a. The loan is repayable in 60 monthly installments of Rs. 69,223/- each along with interest from the date of loan, viz, 01/12/2021. The loan is secured by hypothecation of related vehicle of the company. Further the loan has been guaranteed by the personal guarantee of the designated partner of the LLP.

Note No. 4 : Short-term borrowings

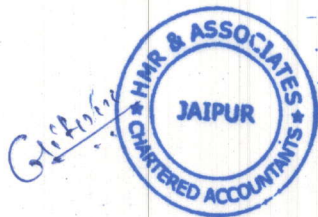
Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Loans repayable on demand	-	-
(i) from banks (Current Maturity of Loan)	-	6,00,019.00



For Bhumiya Realsquare LLP
[Signature]
Partner

For Bhumiya Realsquare LLP
[Signature]
Partner

(ii) from other parties	-	1,33,16,807.00
(b) Loans and advances from related parties	-	-
Total	-	1,39,16,826.00



For Bhumija Realsquare LLP

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Partner

For Bhumija Realsquare LLP

[Signature]
Partner

Note No. 5 : Trade Payables

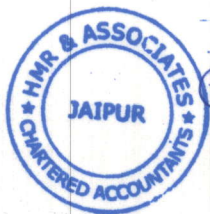
Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Payable to Creditors	37,90,84,569.00	29,54,54,443.00
Total	37,90,84,569.00	29,54,54,443.00

Note No. 6 : Other Current Liabilities

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
TDS Payable	11,16,373.00	40,35,086.00
EPF Employess Contribution	33,775.00	-
ESIC Employees Contribution	1,396.00	-
Salary Payables	6,06,257.00	
Advance Received from Customers	44,04,000.00	1,21,48,055.00
Total	61,61,801.00	1,61,83,141.00

Note No. 7 : Short-term Provisions

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Provision for Audit Fees	1,40,000.00	1,40,000.00
Provision for Income Tax	93,97,238.00	51,00,339.00
Total	95,37,238.00	52,40,339.00



For Bhumiya Realsquare LLP

[Signature]
Partner

For Bhumiya Realsquare LLP

[Signature]
Partner

Note No. 8 : Property, Plant & Equipment

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Land	-	-
(b) Buildings	-	-
(c) Plant and Equipment	59,415.00	16,150.00
(d) Furniture and Fixtures	64,796.00	-
(e) Vehicle	34,50,186.00	40,59,042.00
(f) Computer	55,080.00	25,800.00
(g) Laptop	62,410.00	-
Total	36,91,887.00	41,00,992.00

Note No. 9 : Inventories

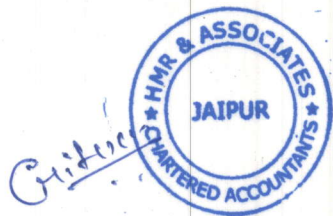
Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
Closing Inventory	21,05,36,402.92	23,17,11,474.09
Total	21,05,36,402.92	23,17,11,474.09

Note No. 10 : Trade Receivables

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Trade Receivables outstanding for a period exceeding six months from the date they are due for payment		
Secured, considered good	-	-
Unsecured, considered good	-	-
(b) Trade Receivables outstanding for a period not exceeding six months from the date they are due for payment		
Secured, considered good	-	-
Unsecured, considered good	3,76,80,610.00	2,22,74,186.60
Total	3,76,80,610.00	2,22,74,186.60

Note No. 11 : Cash and Cash Equivalents

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Balances with banks	91,14,729.32	16,46,496.25
(b) Cash on hand	95,914.00	75,229.00
Total	92,10,643.32	17,21,725.25



For Bhumija Realsquare LLP

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Partner

For Bhumija Realsquare LLP

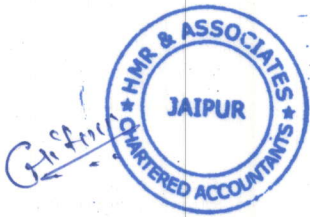
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Partner

Note No. 12 : Short-term loans and advances

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Loans and advances to other Parties		
(i) Secured, considered good;		
(ii) Unsecured, considered good	12,35,17,326.00	7,50,55,500.00
Total	12,35,17,326.00	7,50,55,500.00

Note No. 13 : Other Current Assets

Particulars	Figures as at the end of current reporting period	Figures as at the end of the previous reporting period
(a) Advance Tax	80,00,000.00	50,00,000.00
(b) Prepaid Insurance	76,695.00	83,101.00
(c) TDS and TCS Receivable	12,24,293.00	1,11,350.00
(d) Advance Payment to Creditors	2,82,90,035.00	29,85,664.00
Total	3,75,91,023.00	81,80,115.00



For Bhumija Realsquare LLP

[Signature]
Partner

For Bhumija Realsquare LLP

[Signature]
Partner

Note No. 14 : Revenue from Operations

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
(a) Sale of Plots and Land	81,13,59,326.00	30,07,53,954.00
Total	81,13,59,326.00	30,07,53,954.00

Note No. 15 : Other Income

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
(a) Other non-operating income	1,22,923.60	1,013.00
Total	1,22,923.60	1,013.00

Note No. 16 : Purchase of Stock-in-Trade

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
(a) Purchases of Land	25,93,32,326.00	29,64,89,761.00
Total	25,93,32,326.00	29,64,89,761.00

Note No. 17 : Change in Inventories

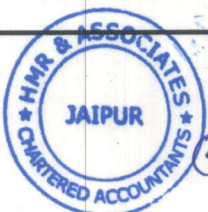
Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
Inventory at the beginning of the year	23,17,11,474.09	
Inventory at the end of the year	21,05,36,402.92	23,17,11,474.09
Increase or Decrease in Inventory	2,11,75,071.17	-23,17,11,474.09
Total Inventory at the end of the Year	21,05,36,402.92	23,17,11,474.09

Note No. 18 : Employee Benefit Expenses

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
(i) Salary and Wages	38,86,448.00	15,67,833.00
(ii) Bonus	3,99,850.00	24,100.00
(iii) ELDI Insurance Of Employees	8,343.00	-
(iv) EPF Employer Contribution	1,99,583.00	-
(v) ESIC Employer Contribution	37,589.00	-
(vi) House Rent Allowance	6,46,167.00	-
(vii) Incentives	29,155.00	-
(viii) Mobile Recharge Allowance	1,000.00	-
(ix) Special Allowance	8,67,875.00	-
(x) Staff Welfare Exp.	1,62,669.00	-
(xi) Travelling Allowance	6,55,675.00	-
Total	68,94,354.00	15,91,933.00

Note No. 19 : Finance Cost

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
i) Bank Charges	7,983.29	6,986.87
ii) Interest on Unsecured Loan	13,333.00	79,834.00
iii) Interest on Vehicle Loan	2,30,657.00	1,96,452.00
Total	2,51,973.29	2,83,272.87



For Bhumija Realsquare LLP

[Signature]
Partner

For Bhumija Realsquare LLP

[Signature]
Partner

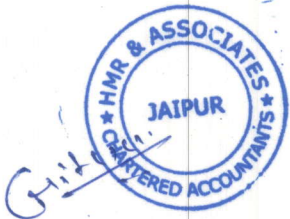
Partner

Note No. 20 : Other Expenses

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
i) Audit Fees	1,40,000.00	1,40,000.00
ii) Brokerage on Sales	7,12,17,919.00	4,47,82,839.00
iii) Computer Expenses	77,821.00	51,414.00
iv) Discount Allowed	623.60	145.00
v) Insurance Expenses	1,45,989.00	57,977.00
vi) Interest on TDS	5,30,948.00	87,902.00
vii) Loan Processing Charges	-	11,516.00
viii) ROC Filling Fees	-	1,050.00
ix) Office Expenses	2,50,223.00	53,376.00
x) Late fees on TDS u/s 234E	6,69,555.00	72,600.00
xi) Professional and Legal Fees	4,23,980.00	3,17,500.00
xii) Round off	-4.76	0.65
xiii) Sales Management Expenses	-	8,32,085.00
xiv) Stationary Expenses	47,067.00	22,243.00
xv) Tour & Travelling Expenses	47,38,624.00	5,70,528.00
xvi) Township Development Membership Fees	20,000.00	1,00,000.00
xvii) Sales Promotion, Sales Planning and Sales Service Charges	97,88,896.00	22,66,923.00
(xviii) Administration Expenses	8,726.00	-
(xix) Conveyance Expenses	3,43,507.00	-
(xx) Gst Expenses on Audit Fees	25,200.00	-
(xxi) Internet Expenses	12,289.00	-
(xxii) Income tax Appeal Expenses	1,000.00	-
(xxiii) Interest on Short Payment of Advance Tax	2,35,640.00	-
(xxiv) News Paper Expenses	1,600.00	-
(xxv) Partner's Remuneration	42,00,000.00	-
(xxvi) Penalty Charges	4,90,466.00	-
(xxvii) Reimbursement Expenses	15,000.00	-
(xxviii) Repair & Maintenance-vehicle	52,534.00	-
Total	9,34,37,602.84	4,93,68,098.65

Payment to Auditor

Particulars	For the year ended 31.03.2023	For the year ended 31.03.2022
a) Audit Fees under LLP Act	1,10,500.00	
b) Audit Fees under Income Act	29,500.00	
Total	1,40,000.00	-



For Bhumija Realsquare LLP

[Signature]
Partner

For Bhumija Realsquare LLP

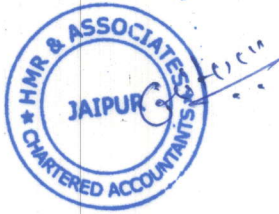
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Partner

BHUMIJA REALSQUARE LLP
REG. ADDRESS - SHOP NO. 610, CROWN SQUARE, GANDHI PATH, VAISHALI NAGAR, JAIPUR, RAJASTHAN - 302021
LLPIN - AAP-6720

Depreciation Chart as per the provisions of the Income Tax Act, 1961
For the Financial Year Ending on 31st March, 2023

Note No. 8(a)

Particulars	Dep. Rate	Net Block	Addition During the Year		Adjustment /sale	Total	Depreciation		Total	Net WDV as on 31.03.2023
		As on 01/04/2022	More than 180 days	Below 180 days			ON ABOVE 180 DAYS	ON BELOW 180 DAYS		
	(%)	₹	₹	₹		₹	₹	₹	₹	₹
(a) Land	0%	-	-	-	-	-	-	-	-	-
(b) Buildings	10%	-	-	-	-	-	-	-	-	-
(c) Plant and Equipment	15%	16,150.00	53,750.00	-	-	69,900.00	10,485.00	-	10,485.00	59,415.00
(d) Furniture and Fixtures	10%	-	-	68,206.00	-	68,206.00	-	3,410.30	3,410.00	64,796.00
(e) Vehicle	15%	40,59,042.00	-	-	-	40,59,042.00	6,08,856.30	-	6,08,856.00	34,50,186.00
(f) Computer	40%	-	91,800.00	-	-	91,800.00	36,720.00	-	36,720.00	55,080.00
(g) Laptop	40%	25,800.00	37,550.00	30,500.00	-	93,850.00	25,340.00	6,100.00	31,440.00	62,410.00
TOTAL		41,00,992.00	1,83,100.00	98,706.00	-	43,82,798.00	6,81,401.30	9,510.30	6,90,911.00	36,91,887.00



For Bhumija Realsquare LLP

[Signature]
Partner

For Bhumija Realsquare LLP

[Signature]
Partner

BHUMIJA REALSQUAER LLP [LLPIN : AAP-6720]

Notes to financial statements for the year ended 31st March, 2023

Note : 21

• Related party disclosures

Related party disclosure as required by Accounting Standard - 18 "Related Party Disclosures" issued by "Institute of Chartered Accountants of India" are given below:-

• Related Party transactions

Particulars	Interested as	Nature of transaction	Current Year 2022-23 (Amt. in `)
MAA Mehai Construction	Partner's Relative	Contractor	7777477/-
Surendra Singh Contractor	Partner's Relative	Contractor	2161126/-
Gajendra Singh Tanwar	Partner's Relative	Brokerage	297265/-
Jitendra Singh Rathore	Partner's Relative	Brokerage	160148/-
Ashok Singh	Partner's Relative	Brokerage	189673/-
Bhanwar Singh Choudhary	Partner's relative	Brokerge	294147/-
Gnga Singh Tanwar	Partner	Partner's Remunration	3000000/-
Anju Kanwar	Partner	Partner's Remunration	1200000/-

Note : 22

• Details of dues to micro and small enterprises as defined under the MSMED Act, 2006

The LLP has not received any intimation from suppliers regarding their status under the Micro, Small and Medium Enterprises Development Act, 2006 and hence disclosure regarding (a) amount due and outstanding to suppliers as at the end of the accounting year, (b) interest paid during the year, (c) Interest payable at the end of accounting year, (d) interest accrued and unpaid at the end of the accounting year, have not been given.



For Bhumiya Realsquare LLP

[Signature]
Partner

For Bhumiya Realsquare LLP

[Signature]
Partner

BHUMIJA REALSQUAER LLP [LLPIN : AAP-6720]

Notes to financial statements for the year ended 31st March, 2023

Note : 23

• Previous year's figures

Previous year financial statement has been regrouped/rearranged whenever necessary.

In terms of our report attached

For H M R & Associates
Chartered Accountants
FRN : 039613N

(Hitesh Kumar Khandelwal)
Partner
M. No. : 428675
UDIN:

Place: Jaipur
Date: 07/09/2023

For and on behalf of

Bhumija Real Square LLP

(Ganga Singh Tanwar)
Designated Partner
DIN: 06598529

(Anju Kanwar)
Designated Partner
DIN : 07481612